

# EXHIBIT 1

**Bay Valley Shopping Center LLC**  
**A/R Aging Detail**  
**As of September 9, 2024**

Date	Transaction Type	Invoice Number	Customer	Due Date	Amount
08/01/2024	Invoice	1504	Unit 2580:Big Lots	08/01/2024	\$ 13,271.54
07/08/2024	Invoice	1495	Unit 2580:Big Lots	08/07/2024	\$ 5,062.84
09/01/2024	Invoice	1517	Unit 2580:Big Lots	09/01/2024	\$ 13,271.54
08/08/2024	Invoice	1510	Unit 2580:Big Lots	09/07/2024	\$ 5,222.43
08/08/2024	Invoice	1508	Unit 2580:Big Lots	09/07/2024	\$ 25,483.52
<b>TOTAL</b>					<b>\$ 62,311.87</b>

**Bay Valley Shopping Center LLC**  
 19 Clifford St (c/o Parisienne Management)  
 DETROIT, MI 48226 US  
 sallen@parisiennedevelopment.com

**Invoice**

BILL TO
Big Lots
Big Lots, Inc
300 Phillipi Road
Columbus, OH 13104-3228

INVOICE #	DATE	TOTAL DUE	DUUE DATE	TERMS	ENCLOSED
1495	07/08/2024	\$5,062.84	08/07/2024	Net 30	

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Electric Tenant	6/7 - 7/8	1	5,062.84	5,062.84
		SUBTOTAL			5,062.84
		TAX			0.00
		TOTAL			5,062.84
		BALANCE DUE			<b>\$5,062.84</b>

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300 Phillipi Road
Columbus, OH 13104-3228

INVOICE #	DATE	TOTAL DUE	DUUE DATE		ENCLOSED
1504	08/01/2024	\$13,271.54	08/01/2024		

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Rent Big Lots	Monthly Rental	1	11,272.96	11,272.96
	CAM Big Lots		1	1,998.58	1,998.58

SUBTOTAL	13,271.54
TAX	0.00
TOTAL	13,271.54
BALANCE DUE	<b>\$13,271.54</b>

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**Invoice**

BILL TO
Big Lots
Big Lots, Inc
34900 E Dublin Granville Rd
Columbus, OH 43081

INVOICE #	DATE	TOTAL DUE	DUUE DATE	TERMS	ENCLOSED
1508	08/08/2024	\$25,483.52	09/07/2024	Net 30	

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	RET Big Lots	2024 Summer Property Tax	182,808.59	0.1394	25,483.52
		SUBTOTAL			25,483.52
		TAX			0.00
		TOTAL			25,483.52
		BALANCE DUE			<b>\$25,483.52</b>

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**Invoice**

BILL TO
Big Lots
Big Lots, Inc
4900 E Dublin Granville Rd
Columbus, OH 43081

INVOICE #	DATE	TOTAL DUE	DUUE DATE	TERMS	ENCLOSED
1510	08/08/2024	\$5,222.43	09/07/2024	Net 30	

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Electric Tenant	7/8-8/8	1	5,222.43	5,222.43
		SUBTOTAL			5,222.43
		TAX			0.00
		TOTAL			5,222.43
		BALANCE DUE			<b>\$5,222.43</b>

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**Invoice**

BILL TO
Big Lots, Inc
300 Phillipi Road
Columbus, OH 13104-3228

INVOICE #	DATE	TOTAL DUE	DUUE DATE		ENCLOSED
1517	09/01/2024	\$13,271.54	09/01/2024		

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Rent Big Lots	Monthly Rental	1	10,669.62	10,669.62
	CAM Big Lots		1	1,565.98	1,565.98
	Rent Big Lots		1	160.51	160.51
	RET Big Lots	rent increase	1	875.43	875.43

SUBTOTAL	13,271.54
TAX	0.00
TOTAL	13,271.54
BALANCE DUE	<b>\$13,271.54</b>